

(860) 594-3020

MINUTES OF SPECIAL MEETING HELD

BY STATE TRAFFIC COMMISSION

APRIL 28, 2006

Present: Deputy Commissioner Carl F. Bard
Department of Transportation

Deputy Commissioner Edward Lynch
Department of Public Safety

The special meeting was called to order in the Commissioner's Suite of the Department of Public Safety, 1111 Country Club Road, Middletown, Connecticut, at 1:00 p.m. on Friday, April 28, 2006.

MAJOR TRAFFIC GENERATOR

East Hartford - STC# 042-0603-01

Mr. Frederick L. Kulakowski presented the staff report on the Application for Certificate filed for Gateway Square.

Upon motion of Deputy Commissioner Lynch, seconded by Deputy Commissioner Bard, it was voted that, pending Planning and Zoning approval (expected May 10, 2006), the State Traffic Commission (STC) issue a certificate to Merchant East Hartford, I, II and III, LLC for Gateway Square, a 50,214-square-foot gross floor area mixed-use development with 213 parking spaces, located on Route 5 in the Town of East Hartford, stating that the operation thereof will not imperil the safety of the public based on the following conditions.

The conditions are based on and referenced to the following plan entitled:

"Off-Site Roadway Improvement Plan," prepared by VHB, Inc., Sheet No. C-7, dated February 2, 2006.

1. That the site driveway on Route 5 (Main Street) be restricted to rights in and rights out and be constructed in substantial conformance with the referenced plan.
2. That the site driveway on Route 44 (Connecticut Boulevard) be constructed in substantial conformance with the referenced plan.
3. That the site driveway on Governor Street be constructed in substantial conformance with the referenced plan.

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4. That Governor Street be widened in substantial conformance with the referenced plan.
5. That all work on roadways that are owned and maintained by the Town of East Hartford be performed in conformance with the standards and specifications of the Town.
6. That intersection sight distances be provided and maintained from the site driveways on Route 5, Route 44 and Governor Street as shown on the referenced plan.
7. That the traffic signal be revised on Route 5 at Governor Street in conjunction with the proposed widening.
8. That the traffic signal be revised on Governor Street at Prospect Street to provide revised phasing.
9. That signs and pavement markings on Route 5 and Governor Street be installed and maintained in substantial conformance with the referenced plans, and in accordance with the "Manual on Uniform Traffic Control Devices," latest edition.
10. That all pavement markings installed on State roads be of epoxy material, or of a material as directed by the Department of Transportation.
11. That on-street parking on the west side of Route 5 between Route 44 (Connecticut Boulevard) and Governor Street be removed.
12. That property be deeded along the south side of Governor Street for highway purposes, to the Town, at no cost, as indicated on the referenced plan prior to the issuance of an encroachment permit.
13. That an encroachment permit be obtained from the Department of Transportation's District 1 Office prior to performing any work within the State highway right-of-way. The permit forms must include the applicable detailed construction plan.
14. That prior to the issuance of a Certificate, a bond be posted and maintained in the amount of \$30,000 to cover the costs of satisfying the conditions of Traffic Investigation Report No. 042-0603-01. Upon submission of the final design plans, the dollar amount of this bond may be adjusted either upward or downward during the encroachment permit review process.
15. That prior to the issuance of a Certificate, a bond be posted and maintained with the Town of East Hartford to cover the costs of the work required on Governor Street.
16. That prior to the issuance of a Certificate, a copy of Traffic Investigation Report No. 042-0603-01 be recorded on the municipal land records in accordance with the established procedure. A copy of the Certificate shall be recorded on the land records upon issuance.

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17. That the STC reserves the right to require additional improvements or changes, as deemed necessary, due to the development's traffic in the future. The cost of any additional improvements or changes shall be borne by the owner of the development.

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Upon motion of Deputy Commissioner Lynch, seconded by Deputy Commissioner Bard, it was voted to adjourn at 1:15 p.m.

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Ralph J. Carpenter
Secretary of Commission
Commissioner of Motor Vehicles

Middletown, Connecticut
April 28, 2006
Minutes Compiled By:
Robbin L. Cabelus
Executive Director